

CASESTUDY

MARCH 2026



**16 HELICAL PILES AND 3
HELICAL TIEBACK ANCHORS
LIFT AND STABILIZE CA HOME**

FIND MORE CASE STUDIES AT:
DALINGHAUSCONSTRUCTION.COM

NEVERSETTLE



FOURTH HOUSE ON STREET OVERLOOKING GOLF COURSE STABILIZED WITH HELICAL PILES

PROJECT BACKGROUND

A beautiful neighborhood in the beach community of San Clemente has become quite familiar with seeing the Dalinghaus Construction trucks on its streets. This homeowner was the fourth neighbor on just this street alone that has reached out to and hired our team to help stabilize their settling home. The homeowner saw all of the tell-tale signs of a compromised foundation that their neighbors had seen, with interior and exterior cracks, sticking windows, and even a back sliding door that wouldn't properly open. The homeowner reached out directly to our project design specialist, Phil Laney, to help design a repair plan that would stabilize their home and prevent additional movement.

PROJECT DESIGN PHASE

Phil performed the initial inspection and after drawing a scaled diagram of the home he used his Zipllevel altimeter to take floor elevation measurements. He measured varied degrees of settlement throughout the house, but the back of the home in closest proximity to the hillside measured 5.9 inches of settlement in about a 20 foot span. He designed a repair plan consisting of 16 helical piles at an average of about six feet of spacing. He also included 3 helical tiebacks to help address some of the lateral movement that was seen towards the slope.

DALINGHAUS SOLUTION

Ryan and his crew made quick work of the helical pile installations using their handheld equipment. On average the helicals piles were driven to about 28 feet below grade while the tiebacks found depth at about 22 feet on average. During the lift the crew was able to recover roughly four and a half of the six inches of settlement before locking off their brackets, getting signed off on their inspection, and beginning their backfill.

INSTALLATION OVERVIEW

TOTAL HELICALS

19

HELICAL PRODUCT

**TAF-350
TAF-150**

PRODUCT MANUFACTURER

ECP



877-360-9227

DALINGHAUSCONSTRUCTION.COM